

SCHUYLKILL LEGAL RECORD

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**NOTICE OF CONFIRMATION OF  
FIDUCIARIES' ACCOUNTS**

To all claimants, beneficiaries, heirs, next-of-kin, and all other parties in interest:

The following accounts have been filed and may be examined in the Office of the Register of Wills or Clerk of the Orphans' Court. If you desire to object, you must file that objection in writing with the Clerk prior to Wednesday, **MARCH 4, 2026**. The account will be transmitted by the Clerk of the Orphans' Court for adjudication and confirmation on Wednesday, **MARCH 4, 2026** and distribution may be ordered or authorized without further notice if no objections are filed prior to that date.

ESTATE

Miriam A. Wagner

FIDUCIARY

Robert Patton

ATTORNEY

Keith Strouse

THERESA SANTAI GAFFNEY

Register of Wills and

Clerk of the Orphans' Court

Feb. 12, 19

## SCHUYLKILL LEGAL RECORD

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### ESTATE AND TRUST NOTICES

Notice is hereby given that, in the estates of the decedents set forth below, the Register of Wills has granted letters testamentary or of administration to the persons named. Notice is also hereby given of the existence of the trusts of the deceased settlors set forth below for whom no personal representatives have been appointed within 90 days of death. All persons having claims or demands against said estates or trusts are requested to make known the same, and all persons indebted to said estates or trusts are requested to make payment, without delay, to the executors or administrators or trustees or to their attorneys named below.

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### FIRST PUBLICATION

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#### **BOYER, CINDY M.,** deceased

Late of Schuylkill Haven, Schuylkill County, PA

Administrator: Stephen J. Boyer, 1901 Fair Road, Schuylkill Haven, PA 17972

Attorneys: Gregory J. Pavlovitz, Esq., Pavlovitz & Fackenthal, LLC, 408 W. Market Street, 1st Floor, Pottsville, PA 17901

#### **BURNS, JOSEPH R.,** deceased

Late of Coaldale, Schuylkill County, PA

Executor: Joseph R. Burns, Jr. c/o Joseph J. Velitsky, Esquire, Velitsky & Frycklund, 49 East Ludlow Street, Summit Hill, PA 18250

Attorneys: Joseph J. Velitsky, Esquire, Velitsky & Frycklund, 49 East Ludlow Street, Summit Hill, PA 18250

#### **FAIX, JANET M. a/k/a JANET FAIX a/k/a JANET MAE FAIX and JANET H. FAIX,** deceased

Late of the Township of West Penn, Schuylkill County, PA  
Executrix: Susan-Jane Mohler, 1174 Kramer Mill Road, Denver, PA 17517

Attorneys: Erik M. Helbing, Esquire, Bowe & Odorizzi Law, LLC, 109 West Broad Street, Tamaqua, PA 18252

#### **FUTCHKO, MICHAEL STEVEN,** deceased

Late of the Borough of Saint Clair, Schuylkill County, PA

Executor: Lawrence Futchko, 512 South Front Street, Saint Clair, PA 17970

Attorneys: Richard J. Wiest, Williamson, Friedberg & Jones, LLC, 10 Westwood Road, Pottsville, PA 17901

#### **GUERRERO, JUNE,** deceased

Late of Orwigsburg, Schuylkill County, PA

Executrix: Deana Anthony  
Attorney: Susan Sernak-Martinelli, Esquire, 199 North Church Street, Hazleton, PA 18201

#### **HERRING, RODNEY W.,** deceased

Late of Pine Grove Township, Schuylkill County, PA

Executors: Ryan Herring, 1601 N. Mulberry Street, Berwick, PA 18603 and Ashley Herring, 2 Forest Avenue, Freeland, PA 18224

Attorneys: Richard J. Wiest, Williamson, Friedberg & Jones, LLC, 10 Westwood Road, Pottsville, PA 17901

#### **HORAN, THOMAS G.,** deceased

Late of Tamaqua, Schuylkill County, PA

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Administrator C.T.A.: Thomas W. Horan, 30 E. Meadow Street, Tremont, PA 17981

Attorneys: Gregory J. Pavlovitz, Esq., Pavlovitz & Fackenthal, LLC, 408 W. Market Street, 1st Floor, Pottsville, PA 17901

**KALCE, PAUL D. a/k/a PAUL KALCE and PAUL A. KALCE,** deceased

Late of the Borough of Mahanoy City, Schuylkill County, PA

Executor: Andrew Kalce, 15 2nd Street, P.O. Box 456, Sugarloaf, PA 18249

Attorneys: Edward M. Brennan, Esquire, Brennan Law Firm LLC, 306 Mahantongo Street, Pottsville, PA 17901

**KOPINETZ, MICHAEL,** deceased  
Late of the Township of Cass, Schuylkill County, PA

Co-Executors: Susan Wagner, 47 Bryn Mawr Avenue, Pottsville, PA 17901 and John Kopinetz, 47 Bryn Mawr Avenue, Pottsville, PA 17901

Attorneys: Eric M. Lieberman, Esquire, Lieberman & Tamulonis, 111 East Market Street, Pottsville, PA 17901

**SCHUETRUM, NELSON GARY a/k/a NELSON G. SCHUETRUM and NELSON SCHUETRUM,** deceased

Late of the Borough of Saint Clair, Schuylkill County, PA

Administrator: Brent J. Schuetrum, 5240 Chandler Way, Orefield, PA 18109

Attorneys: Christine A. Holman, Esquire, Holman & Pitts Law, LLC, 204 East Broad Street, Tamaqua, PA 18252

**SPOTTS, JOSEPHINE E.,** deceased  
Late of Pottsville City, Schuylkill County, PA

Co-Executors: Kurt Angelichio and David Lynam c/o Stephanie Rauch-Mannino, Esquire, Cornerstone Law Firm, LLC, 8500 Allentown Pike, Suite 3, Blandon, PA 19510

**WATKINS, HAROLD T.,** deceased  
Late of Coaldale, Schuylkill County, PA

Executrix: Leeann Coxe

Attorney: Susan Sernak-Martinelli, Esquire, 199 North Church Street, Hazleton, PA 18201

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### SECOND PUBLICATION

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**BOSAVAGE, ANNE a/k/a ANNE MARIE BOSAVAGE and ANNA MARIE BOVA,** deceased  
Late of the Shenandoah Borough, Schuylkill County, PA

Executor: James Bova, 135 Lumber Lane, New Ringgold, PA 17960

Attorneys: Jacqueline M. Pitts, Esquire, 204 East Broad Street, Tamaqua, PA 18252

**KISACKY, ROBERT J. a/k/a ROBERT JOHN KISACKY,** deceased  
Late of Ringtown Borough, Schuylkill County, PA

Executor: Randy J. Kisacky, 2644 Ellsworth Road, Baldwinsville, NY 13027

Attorneys: Jessica Halina Eckrote, Williamson, Friedberg & Jones, LLC, 10 Westwood Road, Pottsville, PA 17901

**TOMKO, RAYMOND J.,** deceased  
Late of West Mahanoy Township, Frackville, Schuylkill County, PA  
Executor: Thomas G. Tomko, 44 Alexandria Drive, Pittstown, NJ 08867

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Attorney: Paul Domalakes, Esquire, 14 West Frack Street, P.O. Box 9, Frackville, PA 17931

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### THIRD PUBLICATION

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**BURKE, JAMES P.**, deceased  
Late of the Borough of Shenandoah, Schuylkill County, PA  
Executrix: Patricia C. Barrett, 3126 Shermans Valley Road, Loysville, PA 17047  
Attorney: Leo Breznik, Esquire, Attorney-At-Law, 32 E. Centre St., P.O. Box 567, Shenandoah, PA 17976-0567

**DAVIS, DWIGHT R.**, deceased  
Late of the County of Schuylkill, PA  
Executrix: Mary Davis, 88 Black Creek Rd., Ashland, PA 17921  
Attorney: Stephen S. Slaton, 100 East Seventh Street, Mount Carmel, PA 17851

**GELCHES, LAWRENCE R. a/k/a LARRY GELCHES and TEX GELCHES**, deceased  
Late of the Township of Foster, Schuylkill County, PA  
Executrix: Rosalie A. Gelches, 20 Upper Beechwood Ave., Pottsville, PA 17901  
Attorneys: Edward M. Brennan, Esquire, Brennan Law Firm LLC, 306 Mahantongo Street, Pottsville, PA 17901

**HAVRILKO, JO-ANN a/k/a JOANN HAVRILKO a/k/a JO ANN HAVRILKO and Jo-ann HAVRILKO**, deceased  
Late of Kelayres, Schuylkill County, PA  
Administratrix: Lynn Ann Bachert  
Attorneys: Conrad A. Falvello, Esquire, The Falvello Law Firm, P.C., 641 State Route 93, Sugarload, PA 18249

**KEICH, LOWELL D.**, deceased  
Late of Tamaqua, Schuylkill County, PA  
Administrator: John W. Keich  
Attorney: Susan Sernak-Martinelli, Esquire, 199 North Church Street, Hazleton, PA 18201

**KELLY, ROBERT F. a/k/a ROBERT FRANCIS KELLY**, deceased  
Late of Pottsville, Schuylkill County, PA  
Executrix: Diane K. Wolfgang, 858 Wynonah Drive, Auburn, PA 17922  
Attorneys: Eric M. Mika, Esquire, Certified Elder Law Attorney, Williamson, Friedberg & Jones LLC, 10 Westwood Road, Pottsville, PA 17901

**LISELLA, LINDA B.**, deceased  
Late of 12 N. Market Street, New Ringgold, Schuylkill County, PA  
Executor: David Freiwald, 205 Rolling View Dr., Schuylkill Haven, PA 17972  
Attorneys: Russell E. Farbiarz, Esquire, Antanavage Farbiarz, PLLC, 64 North Fourth Street, Hamburg, PA 19526

**McGOWAN, SEAN STEPHEN**, deceased  
Late of the Borough of Palo Alto, Schuylkill County, PA  
Administrator: Connor S. McGowan, 33 Mountain Drive, Pottsville, PA 17901  
Attorneys: James C. Bohorad, Esquire, Marshall, Bohorad, Thornburg, Price & Champion, P.C., 1940 West Norwegian Street, P.O. Box 1280, Pottsville, PA 17901

**NEY, CAROLE G. a/k/a CAROLE GRACE NEY**, deceased  
Late of the Eldred Township, Schuylkill County, PA

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Executors: Lisa L. McIntyre, 12 Meadowbrooke Lane, Phoenixville, PA 19460 and Jeffrey S. Ney, 1145 Bordic Road, Reading, PA 19606

Attorney: Richard Scheib, Esq., 11 Reitz Boulevard, Suite 102, Lewisburg, PA 17837-9293, (570) 523-3200

**OBER, DAVID M.,** deceased

Late of Tower City Borough, Schuylkill County, PA

Administratrix: Justine Fetterhoff c/o Kristen L. Behrens, Esq., 1650 Market St., Ste. 1200, Philadelphia, PA 19103

Attorneys: Kristen L. Behrens, Dilworth Paxson LLP, 1650 Market St., Ste. 1200, Philadelphia, PA 19103

**SCHNEIDER, LARRY L. a/k/a LARRY LEE SCHNEIDER,** deceased

Late of the Heggins Township, Schuylkill County, PA

Executrix: Suzette E. Spotts, 323 East Mountain Rd., Heggins, PA 17938

Attorney: Richard Scheib, Esq., 11 Reitz Boulevard, Suite 102, Lewisburg, PA 17837-9293, (570) 523-3200

**SCHULTZ, CATHERINE M.,** deceased

Late of Pottsville City, Schuylkill County, PA

Executor: Martin Earley c/o Rachel Benner DeAngelo, Esq., P.O. Box 1104, Kulpville, PA 19443

Attorney: Rachel Benner DeAngelo, Esq., P.O. Box 1104, Kulpville, PA 19443

**SHALAMANDA, STEPHEN a/k/a STEPHEN SHALAMANDA, JR.,** deceased

Late of Butler Township, Schuylkill County, PA

Executrix: Joanne Brindle c/o Craig A. Hatch, Esquire, Halbruner, Hatch & Guise, LLP, 3435 Market Street, Camp Hill, PA 17011

NOTICE OF INCORPORATION

NOTICE IS HEREBY GIVEN that a Articles of Incorporation for a Domestic Limited Liability Company has been filed with the Corporation Bureau of the Pennsylvania Department of State on or about March 3, 2025, for the purpose of creating a limited liability company pursuant to the provisions of the Pennsylvania Limited Liability Company Law of 1994, 15 Pa. C.S.A. §8901 et seq.

The name of the limited liability company is:

DNH CONTRACTING, LLC  
Matthew G. Schnell, Esquire  
Strubinger Law Offices, P.C.

505 Delaware Avenue  
P.O. Box 158  
Palmerton, PA 18071  
(610) 826-7678  
(610) 826-5300 (FAX)

Feb. 12

COURT OF COMMON PLEAS  
SCHUYLKILL COUNTY, PA  
CIVIL ACTION—LAW

NO. S-1520-2025

NOTICE OF ACTION IN  
MORTGAGE FORECLOSURE  
U.S. BANK TRUST COMPANY,  
NATIONAL ASSOCIATION, AS  
INDENTURE TRUSTEE ON  
BEHALF OF AND WITH  
RESPECT TO AJAX MORTGAGE  
LOAN TRUST 2023-A,  
MORTGAGE-BACKED  
SECURITIES, SERIES 2023-A

Plaintiff

v.

BERNICE JASTREMSKY; ET AL.  
Defendants

SCHUYLKILL LEGAL RECORD

To: BERNICE JASTREMSKY Defendant(s), 261 MADONNA LANE, ZION GROVE, PA 17985  
COMPLAINT IN

MORTGAGE FORECLOSURE

You are hereby notified that Plaintiff, U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE ON BEHALF OF AND WITH RESPECT TO AJAX MORTGAGE LOAN TRUST 2023-A, MORTGAGE-BACKED SECURITIES, SERIES 2023-A, has filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend, against you in the Court of Common Pleas of SCHUYLKILL County, PA docketed to No. S-1520-2025, seeking to foreclose the mortgage secured on your property located, 261 MADONNA LANE, ZION GROVE, PA 17985.

NOTICE

YOU HAVE BEEN SUED IN COURT. If you wish to defend against the claims set forth in this notice you must take action within twenty (20) days after the Complaint and Notice are served, by entering a written appearance personally or by attorney and filing in writing with the Court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so, the case may proceed without you, and a judgment may be entered against you by the Court without further notice for any money claimed in the Complaint or for any other claim or relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A

LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH THE INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Schuylkill County Legal Services  
514 North Center Street  
Pottsville, PA 17901  
(717) 628-3270

M. TROY FREEDMAN, ESQ.  
ID No. 85165

ROBERTSON, ANSCHUTZ,  
SCHNEID, CRANE &  
PARTNERS, PLLC

A Florida professional limited  
liability company  
Attorneys for Plaintiff

133 Gaither Drive  
Suite F  
Mt. Laurel, NJ 08054  
(855) 225-6906

Feb. 12

SUIES

All suits filed in the Prothonotary's Office are not required by law to be marked Assumpsit or Trespass, they are filed as Complaints.

SANTANDER BANK NA vs. UNKNOWN HEIRS SUCCESSORS  
ASSIGNS

SULOUFF, LORI ANN vs. SULOUFF, JAMES CLINTON

KOVACS, BRIAN vs.

ROCKET MORTGAGE LLC f/k/a  
QUICKEN LOANS LLC f/k/a

QUICKEN LOANS INC vs.  
FAZIO, PETER M